

## SUGAR CITY DESIGN REVIEW MEETING MINUTES

REGULAR MEETING - THURSDAY, FEBRUARY 16, 2017

**Commissioners in attendance:** Brent Barrus, Dave Thompson, Dick Dyer, Matt Garner, Clay Rasmussen, Paul Jeppson (over speaker phone)

**Others in attendance:** Shelley Jones, Jeff Parkinson, Klassen Stoddard

**6:10 p.m.**

The meeting was called to order by Dave Thompson

**6:11 pm. Minutes**

The minutes of January 5, 2017 were reviewed.

Motion to approve the minutes: Matt Garner

Motion 2<sup>nd</sup>: Dick Dyer

Discussion on the motion: none

Voting was unanimous in the affirmative

**6:10 p.m. Committee Business: Jeff Parkinson Design Review Application**

Jeff Parkinson and Klassen Stoddard presented their drawings for changes they are proposing for the old potato warehouse at 107 N. Railroad Ave. They wish to change it into an event center with space for 2 retail businesses. Discussion on the application included the materials for the facade. The front of the building needs a minimum 70/30 split of material types to meet code. Changing the area under the awning would meet the 30%. The new roofing over the retail space needs to be roofing material that is allowed in code such as standing seam metal. Plans for open space were discussed but not completely outlined in the drawings. The applicant has plans for grassy areas and smaller slow-growing trees and will meet city code. Lighting was also discussed for the parking lot. The height of the light poles will be a maximum of 25' high and would have no light pollution outside of their property. Jeff and Klassen agreed to meet the necessary changes to comply with city code on their design. They have requested to not pave the parking lot but will grade it and put gravel in that would pack down to keep dust to a minimum and keep it well maintained. It will be treated to help keep dust at a minimum with a hard surface solution chemical such as calcium or magnesium chloride (Salts, like calcium chloride, will absorb water from the air and from under the road, keeping the top of the gravel driveway damp and thereby reducing the amount of dust.) They would like to pave at this time, but it is not financially feasible. They will come back to the P&Z in 5 years if they have not paved it before then and discuss how the parking lot has held up.

Motion by Brent Barrus to accept Jeff Parkinson's Design Review Application with adjusted changes:

- Roofing to meet code (e.g. standing seam metal on roof of retail space)
- 3 lights in parking lot
- changing facade under awning to a different material that is allowed in code

Motion 2<sup>nd</sup>: Dick Dyer

Discussion on the motion: none

Voting was unanimous in the affirmative

**6:55 p.m.**

Motion to adjourn meeting: Clay Rasmussen

Motion 2<sup>nd</sup>: Matt Garner

Voting was unanimous in the affirmative

Meeting adjourned